

LS 12/20/11 10:20:31
LS DK W BK 671 PG 545
DE SOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Prepared by and return to:

LandCastle Title, LLC
3343 Aspen Grove Drive, Suite 240
Franklin, TN 37067-2908
File #: MSF-111102271A
(615)503-9901

Return to:
First National Title, LLC
6880 Cobblestone Blvd, Suite 2
Southaven, MS 38672
(662) 892-6536
File# S 19021

State of Mississippi
County of DeSoto

SPECIAL WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, Federal National Mortgage Association (hereinafter called "Grantor") does hereby sell, convey, specially warrant and deliver unto Logan Simmons and Terrica Simmons (hereinafter called "Grantee"), the following described property situated in DeSoto County, Mississippi, to wit:

Indexing Instructions:

Lot 15, Lee's Summit S/D, Section 17, T3S, R7W, Plat Book 82, Page 5, DeSoto County, MS

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION.

Commonly known as: 1351 Vernon Cove, Hernando, MS 38632

Address of Grantee: 1351 VERNON CV, HERNANDO, MS 38632

Phone Number: 870-761-2141

Address of Grantor: PO Box 650043 Dallas TX 75265

Phone Number: 877-389-0141

This conveyance is made subject to any and all reservations, restrictions, easements, exceptions, covenants and conditions of record, including any mineral, oil or gas reservations and any covenants or restrictions of record.

Taxes for the current year have been pro-rated as of this date and are hereby assumed by the Grantee herein.

RE: 1351 Vernon Cove, Hernando, MS 38632

REO # _____

REO_MS_SpecialWarrantyDeed(rev).rdw
CC LD 10/12/2011 rev.

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CONTINUATION OF SPECIAL WARRANTY DEED

This conveyance is made subject to any and all reservations, restrictions, easements, exceptions, covenants and conditions of record, including any mineral, oil or gas reservations and any covenants or restrictions of record. Taxes for the current year have been pro-rated as of this date and are hereby assumed by the Grantee herein. This conveyance is also subject to zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use of occupancy of the subject property.

WITNESS THE SIGNATURE of the Grantor on this 11 day of Nov, 2011.

Seller(s):

Federal National Mortgage Association by
Morris, Hardwick & Schneider as Attorney In
Fact

By:

Name: Jennifer Marler Frank

Its: Partner

State of Tennessee
County of Williamson

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid Jennifer Marler Frank, who acknowledged to me that she/he is Partner (Title of person signing) of Morris, Hardwick & Schneider (Name of Company), the attorney-in-fact for Federal National Mortgage Association, and that in its capacity as attorney-in-fact for Federal National Mortgage Association, signed and delivered the above and foregoing instrument after having been authorized by Federal National Mortgage Association, and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 11 day of Nov, 2011.

Melanie Harper
Notary Public for the State of TN
My commission expires: 1/19/15



CONTINUATION OF SPECIAL WARRANTY DEED

Exhibit "A"

Land and property lying and being situated in DeSoto County, Mississippi, to wit:

Lot 15, Lee's Summit Subdivision, located in Section 17, Township 3 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 82, Page 5, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Lot 15, Lee's Summit S/D, Section 17, T3S, R7W, Plat Book 82, Page 5, DeSoto County, MS

RE: 1351 Vernon Cove, Hernando, MS 38632

REO # _____

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